

Unit 17 Royal Palm Way # 301 - Boca Bayou 1 to 22

17 Royal Palm Way # 301 - 1 Royal Palm Wy, Boca Raton, FL, Palm Beach 33432

Unit Information

MLS Number: F10445606
 Status: Active
 Size: 1,130 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 1 Space,Guest Parking
 View: Intracoastal View,Water View
 List Price: \$415,000
 List PPSF: \$367
 Valuated Price: \$360,000
 Valuated PPSF: \$319

The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.

Building Information

Number of units: 643
 Number of active listings for rent: 0
 Number of active listings for sale: 18
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 26
 Number of sales over the last 6 months: 11
 Number of sales over the last 3 months: 6

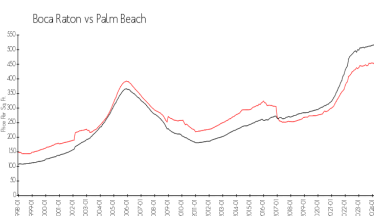
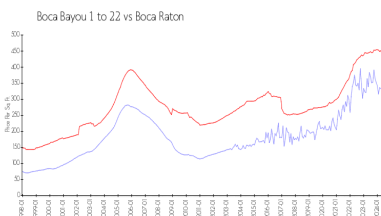
Building Association Information

Boca Bayou Condominium Association, Inc.
 Address: 30 Royal Palm Way,
 Boca Raton, FL 33432
 Phone: (561) 392-5540
 Fax: (561) 750-3707

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|----------|-------------|--------------|------------|-------|
| 303 | 1,095 sq ft | Sep 2024 | \$350,000 | \$320 |
| Unit 402 | 1,130 sq ft | Sep 2024 | \$400,000 | \$354 |
| 3050 | 1,095 sq ft | Aug 2024 | \$395,000 | \$361 |
| 604 | 815 sq ft | Aug 2024 | \$259,475 | \$318 |
| 406 | 855 sq ft | Jul 2024 | \$229,500 | \$268 |
| 106 | 1,105 sq ft | Jul 2024 | \$400,000 | \$362 |

Market Information

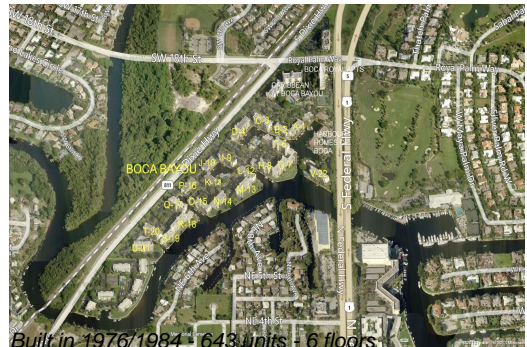


Boca Bayou 1 to 22: \$337/sq. ft.
 Boca Raton: \$444/sq. ft.

Boca Raton: \$444/sq. ft.
 Palm Beach: \$471/sq. ft.

Inventory for Sale

Boca Bayou 1 to 22 3%
 Boca Raton 3%
 Palm Beach 3%



Avg. Time to Close Over Last 12 Months

| | |
|--------------------|---------|
| Boca Bayou 1 to 22 | 61 days |
| Boca Raton | 59 days |
| Palm Beach | 59 days |